

Minutes of the Regular Meeting
Of the Board of Mayor and Aldermen
Of the Town of Thompson's Station, Tennessee
April 11, 2006

The regular meeting of the Board of Mayor and Aldermen of the Town of Thompson's Station was called to order at 7:00 p.m., on the 11th day of April 2006 at the Thompson's Station Community Center. Members and officials in attendance were: Cherry B. Jackson, Mayor; Sarah H. Benson, Alderman; Corey Napier, Alderman; Larry D. Craig, Town Attorney; Greg Langellers, Town Administrator; Lisa A. Stewart, Town Clerk; and Douglas G. Goetsch, Town Recorder. Absent: None.

The minutes of the March 14, 2006 meeting were previously submitted and were approved upon a motion by Alderman Benson and second by Alderman Napier.

Town Administrator's Report

Town Administrator Langeliers stated that the Municipal Planning Commission and Public Works Advisory Committee have not met since the last board meeting, but the Community Plan Advisory Committee has had a meeting and is planning a public input meeting April 25th. A notice will be distributed to each household in town notifying citizens of this meeting. The Planning Commission will review a Plan of Services for two annexation requests recently made by property owners adjacent to the current town boundary. The Heritage Commons wastewater plant is fully operational. A wastewater pump station on the Thompson's Station Baptist Church property is nearing completion. The regional wastewater plant completion date has been pushed back to July 2006. Alderman Benson inquired whether all due dates for the annexation referendum had been met and Mr. Langeliers replied that all requirements had been met.

Mayor Jackson inquired whether the septic system for the Thompson's Station Baptist Church would have to be crushed or filled-in when they begin using the pump station and Mr. Langeliers replied that it would have to be destroyed according to the state or county regulations. Mr. Craig stated that he had prepared deeds to convey the Heritage Commons wastewater plant property and adjacent lot from SouthStar to the town. Mr. Goetsch stated that he would need values established for the land and plant being conveyed to the town.

Second Reading of Ordinance 06-001

Next presented to the Board was the second reading of Ordinance 06-001 that amends Ordinance 05-010 and would allow the sale of fireworks by permit holders of record within one year before the effective date of Ordinance 05-010. It also establishes an annual fee of \$1,000 and sets other conditions as well. It was noted that a public hearing on this ordinance was held before tonight's meeting and no one came forward to speak for or against this ordinance. After discussion, motion to adopt on second reading was made by Alderman Napier, seconded by Alderman Benson and the ordinance was adopted unanimously.

First Reading of Ordinance 06-002

Next presented to the Board was the first reading of Ordinance 06-002 that amends the budget for fiscal year 2005-2006. Mr. Goetsch described the changes to line items for income and expenses. After discussion, Alderman Napier made a motion to adopt on first reading. Alderman Benson seconded the motion and it was adopted unanimously. Mayor Jackson made a motion to hold a public hearing on this ordinance on May 9, 2006 at 7:00 p.m. at the Community Center. Alderman Benson seconded the motion and it was passed unanimously.

Other New Business

Alderman Napier stated that he was concerned over the lack of progress on the regional wastewater plant. The town has not received detailed plans, specifications or cost information on this plant. He asked the board how the town could talk to constituents about what the user rates or tap fees will be until we have this information. He stated that a detailed review of the engineering, accounting and legal aspects of this plant was needed. He was ready to make a motion to discontinue approving any new plats for projects that would potential access the regional wastewater plant until all questions are answered. He stated that the town's ordinance requires the system be deemed to the town if built to specifications and is acceptable to the town. He has heard cost estimates from \$5 million to \$11 million for construction of the plant.

Mayor Jackson stated that at a meeting with representatives of T.S. Basin Builders LLC held earlier today it was decided that all the accounting records relevant to construction of the plant would be made available to the Town Recorder for audit. Mr. Goetsch stated that while he could review the books and records, he could not assess whether these were the ordinary and necessary costs relevant to a plant's

construction without an engineer's consultation. Alderman Napier stated he felt it was a sign of disrespect to the board by the developers in the way they ignored the requests for information. He felt that expert help for the audit, engineering and legal aspects of whether the plant was built to specifications was needed before it should be accepted by the town. He also stated that it was an imposition to the board to expect them to sign an allocation agreement with very short notice and no time to review its provisions.

After discussion, Alderman Napier made three motions:


1. Motion to not accept any new submittals for plats for developments that would access the regional wastewater plant until a wastewater allocation agreement was executed between the town and T.S. Basin Builders LLC. Alderman Benson seconded the motion and it passed unanimously.
2. Motion for an appropriation not to exceed \$10,000 for the Town Administrator to employ audit, engineering, or legal consultants to perform due diligence in deciding whether the Town should accept the regional wastewater treatment plant. Alderman Benson seconded the motion and it passed unanimously.
3. Motion to authorize the Town Administrator to issue a request for proposal for the services described in the previous motion. Alderman Benson seconded the motion and it passed unanimously.

Community Input

Next the floor was opened for questions or comments from the citizens present, but no one came forward with comments.

There being no further business to come before the board, the meeting was duly adjourned at 8:20 p.m.


Cherry B. Jackson, Mayor

Attest: 
Douglas G. Goetsch, City Recorder